
Otay Ranch Preserve
Preserve Owner/Manager (POM) Working Group Meeting
County Department of Planning and Land Use, Chief's Conference Room
5201 Ruffin Road, Suite B
San Diego, CA 92123

Tuesday, March 24, 2009
1:00 – 3:00 pm

MEETING NOTES
(Sign-in sheet attached)

OFF-AGENDA ITEM:

Debrief of the special Preserve Management Team (PMT) meeting held March 17, 2009, specifically the role of a Ranger vs. Preserve Steward/Biologist

- Susan Wynn of the U.S. Fish and Wildlife Service (USFWS) requested that POM staff provide a summary of the action taken at the PMT meeting of March 17, 2009.
- Cheryl Goddard provided a recap of the PMT's direction and modifications to the scope of work for a Preserve Steward/Biologist. In the draft scope of work presented to the PMT, the Preserve Steward/Biologist was to monitor and coordinate with a County Ranger regarding the pick up of trash/illegal dumping and repairs on existing fencing/construction of new fencing/gates. Per the PMT's direction, the scope of work was modified so that the Preserve Steward/Biologist, not a County Ranger, is to implement basic stewardship including minor trash pickup, minor fencing repair, and minor weed/exotic removal.
- Susan Wynn stated that both a County Ranger and a Preserve Steward/Biologist is needed for the Preserve. The presence of a County Ranger deters illegal activity and a Preserve Steward/Biologist should be focused on utilizing their technical biological expertise.
- Susan Wynn asked for clarification on whether the FY09-10 budget would be reduced because the County Ranger position was being eliminated.
- Cheryl Goddard clarified that the total budget was not being reduced. Funding for the County Ranger has now been allocated to the Preserve Steward/Biologist position.
- Susan Wynn asked for a revised budget.
- Josie McNeeley stated that a revised budget will be made available to the Working Group. The revised budget will be presented to the Chula Vista City Council for their approval.
- Marisa Lundstedt stated that the City is presenting the revised POM budget to the City Counsel. The budget is flexible in that the City Counsel is approving the bottom-line levy amount and tax rates. The detailed line items are flexible.
- Susan Wynn and Rikki Schroeder asked for clarification since there was money in the budget allocated for a County Ranger, why would that position need to be eliminated.
- Cheryl Goddard stated that eliminating the County Ranger position wasn't necessarily an issue of budget but of eliminating duplicative tasks. Because the

Preserve Steward/Biologist is envisioned to be out in the field the majority of his/her time, they could also implement basic stewardship tasks.

- Marisa Lundstedt stated that at the last Working Group meeting, the group discussed potentially having a County Ranger on board part-time.
- Trish Boaz clarified that at the last PMT meeting, Renée Bahl stated that a part-time position was not possible.
- Susan stated that an enforcement presence is needed for the Preserve.
- There was discussion regarding contracting with a private security company, a CDFG Warden, or a County Sheriff.
- Susan Wynn stated that POM funds may be able to be combined with TransNet grant funds, and funds from the State and Feds to address illegal activity (off-road vehicle use/illegal dumping) in the Otay Ranch area.
- Marisa Lundstedt stated that the City's CFD documents provided restrictions on where and what the CFD funding could be used.
- Trish Boaz stated that the PMT took action regarding this matter.
- Cheryl Goddard clarified that Chandra Wallar, at the PMT meeting, stated that the Preserve Steward/Biologist should implement the minor basic stewardship tasks but that if there is a need to change this strategy in the future, that the PMT would be open to revisiting the issue.
- Marisa Lundstedt suggested that the Working Group provided written comments to POM staff. These comments would be provided to the PMT members.
- Cheryl Goddard stated that the next PMT meeting will tentatively be held in early May and the Policy Committee meeting in late May.

I. Recap of PMT/Policy Committee Action

- A. Meet with Working Group to obtain feedback on the POM Alternatives
- B. Outline implementation steps to execute each alternative
- C. Draft estimated timelines to execute each alternative
- D. Report outcome of Working Group meeting at the next PMT and the Policy Committee meetings

Cheryl Goddard provided a recap of the PMT/Policy Committee's actions regarding future POM alternatives (see A-D above).

II. Review Future POM Alternatives

- Andy Yuen stated that column 2 of the Future POM Alternatives table should read "USFWS or its designee manages lands east of Otay Lakes within NWR boundaries/Determine appropriate POM for remaining conveyed preserve lands.
- Andy Yuen stated that it may make sense for USFWS/National Wildlife Refuge, CDFG, or BLM lands to take over management of conveyed Otay Ranch Preserve lands depending on location and what other State/Feds lands about the conveyed land.
- Andy Yuen stated that USFWS has certain restrictions on what can be on a fee title of land.

- Marisa Lundstedt stated she recalled that the Feds were stricter on their fee title requirements than the City and County. This may need to be reviewed at a later time since the City and County allow for certain easements on the conveyed lands.
- Justin Craig stated that it would be helpful if the Refuge could provide a list of their requirements.
- Andy Yuen stated that there were additional concerns the Refuge has on taking over management, including but not limited to, urban interface edge effects (mainly from the Village 13/Resort site); trails planning as the Refuge is in the process of updating its Conservation Habitat Plan; public access issues/trespassing, marking the boundary corners; and erosion control on existing dirt roads.
- Cheryl Goddard stated that the County and the City have similar concerns in accepting the land. Therefore, the County and the City require the developer to submit a Phase I Site Assessment, Preliminary Title Report, evidence of legal access, mark the boundary corners and place line-of-sight markers, and POM staff conducts a site visit prior to accepting the land. If there are any issues that are found during the review process, the County and the City require the developer to address the issues prior to the County and the City accepting title.
- Jill Terp requested that POM staff forward the County and City's requirements to the Refuge.
- Cheryl Goddard stated that there is an ~150 acre property that the County/City are in the process of accepting north of the Village 13 development footprint.
- Andy Yuen requested that the Phase I Site Assessment be forwarded to the Refuge.
- Cheryl Goddard asked for clarification regarding if the Refuge will be looking at the property and associated documents for informational purposes only or if they are planning to take over management of the land.
- Andy Yuen stated that the Refuge would take over management of the land.
- Trish Boaz asked if it were possible for the County and the City to keep ownership of the land but contract with the Refuge to manage and monitor the land.
- Cheryl Goddard stated that there are certain restrictions in the City's CFD language regarding how and where the money can be spent.
- Susan Wynn and Andy Yuen stated that any lands transferred to the State/Feds would be managed/monitored to MSCP standards.
- Andy Yuen stated that the Resource Agencies land management staff is scheduled to meet on May 12th and it will be helpful to have POM staff at that meeting.
- Andy Yuen suggested that POM staff should contact BLM staff to get them in the loop.
- Cheryl Goddard and Josie McNeely stated that they could attend the May 12th meeting and will contact Janaye Byergo of BLM prior to that meeting.

- Kim Kilkenny stated that if the Resource Agencies took the lands east of Otay Lakes then POM funding could focus on the lands west of Otay Lakes. Of these lands, ~4,000 acres are within the City's jurisdiction and ~500 acres within the County.
- Trish Boaz stated that the County would be ok with the City becoming the POM for those areas since the majority of land is within the City's jurisdiction.
- Cheryl Goddard stated that for lands west of the lakes, if the Policy Committee were to keep the existing POM structure or move forward with a Third Party POM, that there will still be a need for POM staff to review bio reports, and a need for a joint PMT and Policy Committee to provide direction on budget, RMP implementation, and policy issues. Either of the Jurisdictional POM options will create jurisdictionally independent POMs.
- Cheryl Goddard asked what the Working Group's preference is in ranking the POM alternatives.
- Kim Kilkenny stated that Otay Ranch Company's preference is for the Resource Agencies to take the lands east of Otay Lakes, then Third Party POM, then Jurisdictional POM Option 1 (each jurisdiction is responsible for implementing POM tasks and responsibilities as outlined in the RMPs on conveyed preserve land within their respective jurisdiction). Otay Ranch Company does not support Jurisdictional POM Option 2 (each jurisdiction is responsible for implementing POM tasks and responsibilities as outline in the RMPs on conveyed preserve land associated with a development project within their respective jurisdiction).
- Justin Craig concurred with Kim's rankings.
- Cheryl Goddard asked the Working Group if they would like to schedule a follow-up meeting to discuss the implementation steps for each alternative.
- Marisa Lundstedt suggested that in light of the Refuge or its designees taking lands east of Otay Lakes that the next meeting focus on the implementation steps needed for this alternative to occur. Representatives from USFWS, CDFG, and BLM should be in attendance and the meeting would be open to the rest of the Working Group members.
- Cheryl to coordinate schedules with the Resource Agencies for the next meeting.

III. Formerly Used Defense Sites (FUDS)

Cheryl Goddard will provide a copy of a letter from Congressman Bob Filner to the U.S. ACOE requesting that they expedite remediation of the Brown Field formerly used defense site (FUDS) to the Working Group.

MEETING SIGN-IN SHEET

Project: Otay Ranch Preserve
Working Group Meeting

Meeting Date/Time: March 24, 2009, 1:00-3:00 pm

Place/Room: County Dept. of Planning and Land Use, Chief's Conference Room
5201 Ruffin Road, Suite B
San Diego, CA 92123

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